



Date: February 4, 2016

To: Thomas J. Bonfield, City Manager

Through: Keith Chadwell, Deputy City Manager

From: Reginald J. Johnson, Director
Department of Community Development

Subject: Presentation on the Downtown Durham Rental Housing Subsidy Program Prepared by Enterprise Community Partners, Inc.

Executive Summary

On September 1, 2015, the City of Durham entered into a contract with Enterprise Community Partners, Inc. to provide consulting and technical assistance engagement services. One of the major tasks to be undertaken by Enterprise is the creation of guidelines for the proposed Downtown Durham Rental Housing Subsidy Program. The program will provide rental subsidies to owners of qualified buildings in downtown on behalf of eligible tenants in order to make affordable housing available to low-income households. The program will be funded through the City's Dedicated Funding Source. Based on City Council's feedback on the Downtown Durham Rental Housing Subsidy Program presentation, Enterprise and Community Development staff will prepare recommendations for Council approval.

Recommendation

The Department of Community Development recommends that the City Council receive a presentation from Enterprise Community Partners, Inc. concerning the Downtown Durham Rental Housing Subsidy Program.

Background

Enterprise was hired by the City to provide technical assistance to the Department of Community Development in formulating measurable five-year goals and a long-term strategy for affordable housing production, preservation, and neighborhood revitalization. One component of the strategy involves affordable rental housing in downtown Durham for low-income households. Durham's downtown has seen recent development of market rate housing which is contributing to a vibrant live, work, and play environment. Unfortunately, escalating rents in the downtown prevent lower-income Durham residents from moving downtown. At the same time, the high vacancy rate in many new downtown properties provides an opportunity for the City to secure affordable housing options for low-income households in the downtown.

Issues/Analysis

N/A

Alternatives

N/A

Financial Impact

N/A

SDBE Summary

N/A